



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-039143-25

In the matter of: 3815, 45 Charles Street East
Toronto ON M4Y0B8

Between: Ece Elden Tenant

And

Sarah Power Landlord

Ece Elden (the 'Tenant') applied (the 'T2 Application') for an order determining that Sarah Power (the 'Landlord'):

- entered the rental unit illegally.
- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.
- withheld or interfered with their vital services.

The Tenant also applied for an order determining that the Landlord failed to meet the Landlord's maintenance obligations under the Residential Tenancies Act, 2006 (the 'Act') or failed to comply with health, safety, housing, or maintenance standards (the 'T6 Application').

This application was heard by videoconference on January 15, 2026.

The Landlord, the Landlord's authorized non-legal representative Robert Bellissimo, and the Tenant attended the hearing.

At the hearing, the parties consented to the following order.

It is ordered on consent that:

1. The Tenant's applications are amended to reflect the correct spelling of the Landlord's name, "Sarah Power".
2. The Landlord shall pay the Tenant \$1,000.00 in resolution of the Tenant's T2 and T6 Applications on or before January 31, 2026.
3. If the Landlord does not pay the Tenant the full amount owing by January 31, 2026, the Landlord will owe interest. This will be simple interest calculated from February 1, 2026, at 4.00% annually on the balance outstanding.

January 20, 2026

Date Issued

Jeremy Henderson

Member, Landlord and Tenant Board

15 Grosvenor Street, Ground Floor
Toronto ON M7A 2G6

If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.